

FOUNTAINS MADE BY WOMEN

SUCCESS OF FEMININE SCULPTORS IN THIS FIELD

Examples of Bernice Langton's Work. A Small Fountain on a Terrace Sward—Two Tritons, a Larger Fountain—Theory on Which Designs Are Made.

Women who work in the smaller forms of sculpture have met with great success in designing fountains. Practically the best of these pieces that are to be found in the country places near New York were fashioned by women's fingers. This field has also proved profitable, as the case of one woman sculptor will show. She had done a fountain for a country place in Westchester. The owner of the house was so delighted with the result that after paying the liberal price asked for the job she gave the artist permission to make and sell three copies of the work so long as they were not sold in Westchester county.

It happened that two of the replicas were sold elsewhere. Then the third was ordered by a patron who had seen a photograph that suited his ideas exactly. So he set out to get this last replica. It had been ordered and a check had already been received by the designer when she remembered that this new replica was also to be set up in Westchester county, although at a point quite distant from the estate on which the original stood. She returned the check with an expression of regret at her oversight and suggested that the owner, as he was on very friendly terms with the owner of the first fountain, might obtain permission to use the replica at a point so distant.

Just to what an extent the services of women are in demand for this kind of work was shown by the answer of the rich patron. He replied that he did not care to take the trouble to request permission to use the copy and forthwith ordered another fountain from the sculptor. So she had the commission which carried with it the additional sum paid for the original.

To the minds of the women artists the purchase of a ready-made fountain, whether it be an American replica of an Italian original, is a violation of an important principle of decoration. A fountain, according to the mind of the artist, should grow up from its surroundings, naturally, so that it seems as much in place as a flower would that sprang up from the earth. That is the theory which guides the hand of Bernice Langton in her designs.

The fountains by Mrs. Langton shown here were made for Morris town and Bernardsville. Each posed its own problem for the artist. The small fountain was done in limestone for the home of Mrs. J. O. H. Pitney at Morris town and is thought by the artist to have been especially successful in attaining the ideal of appropriateness to its site and surroundings. It is erected in the center of a half-straded terrace which was laid out by the sculptor with brick walks and simple plots of green sward. So suited to this arrangement is the simple fountain that it seems to have grown up out of the green turf. The fountains which hold the basin and the four cherubs' heads on the base are the only ornamentation on the fountain.

The water falls from the open mouths of the cherubs. The flowering vines on the balustrade, the tops of the trees showing above the terrace and the simple planting are added to secure the ideal of the design, which in mind that ideal garden, not wholly in this busy world, but in a world of its own, where the artist has here attempted to deal beauty to them as well. Its presence is felt as well as the expression of movement in the two water jets which are so strongly indicated. Another of Mrs. Langton's works which has been highly praised is the fountain which she designed for Mrs. Robert Stevens's place at Westbury.

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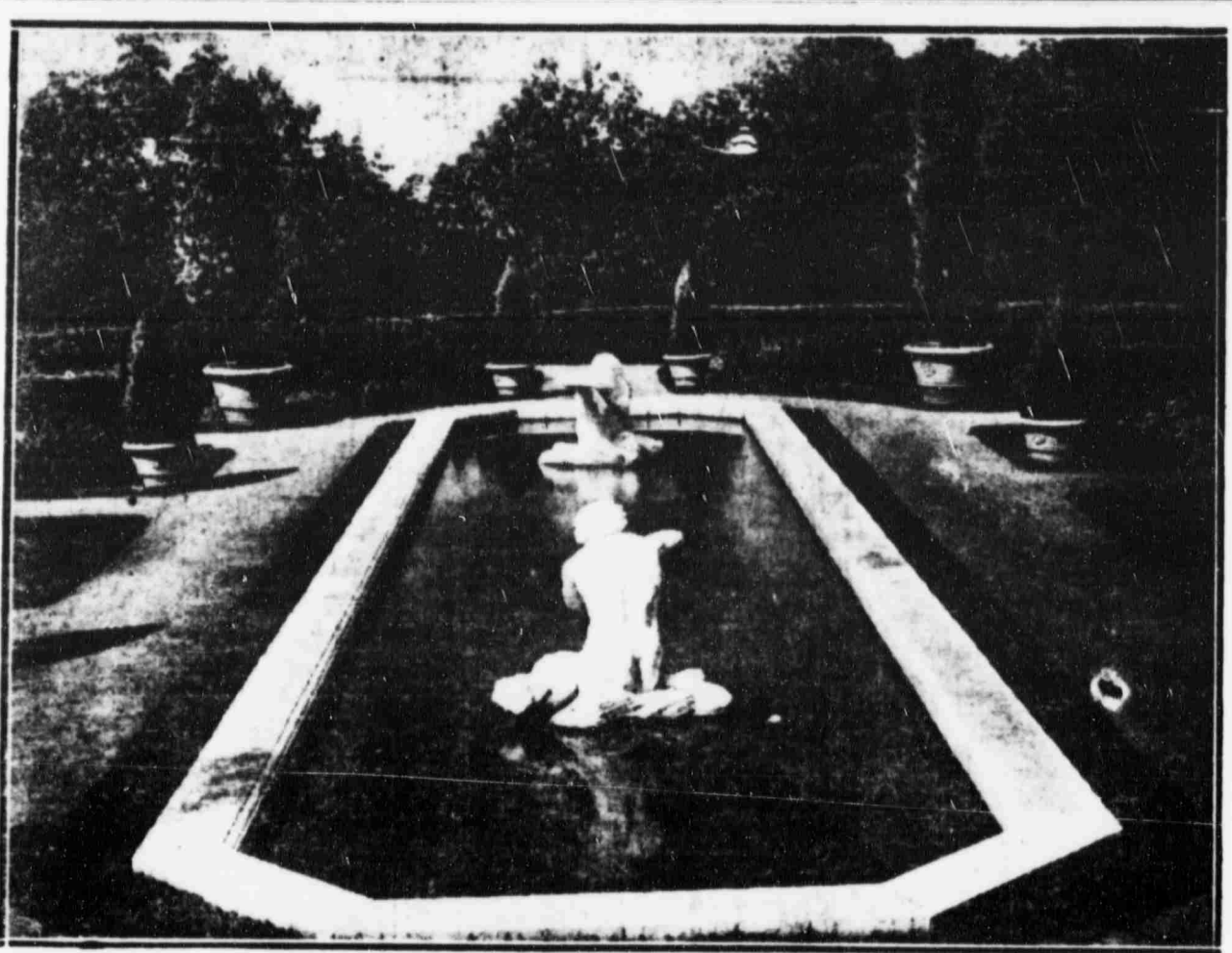
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The real need of the Pennsylvania, as president of the road has pointed out, is a subway running along Seventh avenue or a physical connection with the elevated railroads. The question of subway building has been a matter of disagreement between the Public Service Commission and the city authorities, represented by the Board of Estimate, for many months past without much in the way of actual results being accomplished. The question of elevated railroads, however, has also been held in abeyance. As for the improvement of the North Shore division the officials claim that the work of double tracking and electrifying could be finished up in eight or ten months if the question of grade crossings were definitely settled.

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The delay is due to the differences of opinion over the stretch of road within the New York city limits. From Flushing Creek to the Broadway station in Flushing there are at present no fewer than twelve grade crossings which will have to be eliminated by viaduct construction and by depressing the tracks if the wishes of the city authorities are observed. This work will entail an expense of at least \$1,000,000. The railroad has agreed to go ahead and eliminate the crossings as the city has planned, provided the city and the State share in the expense. An appropriation bill permitting the State to spend \$200,000 has been submitted to the Legislature, while a contribution of a similar amount has been asked from New York city.

The remainder of the total amount required will be furnished by the Long Island Railroad. When the work is completed electric trains will run from Port Washington right through the city to the city which will make a tremendous difference in the running time, and will give the North Shore residents within the thirty miles limit a direct line of service that people who live along other divisions of the Long Island road have already secured. The time being commuted from the town between Long Island City and Port Washington are forced to change at Woodside if they wish to use the tunnels. There are no local trains waiting at Woodside as the North Shore trains are scheduled to connect with through electric trains from Jamaica.

If a North Shore train is late, Long Island through trains will be delayed and the passengers are forced to wait till the next train from the city. The delay is a serious one, and it is a matter of great importance that the railroad should be able to pass the time of day in a more efficient manner. The railroad has been working on the improvement of its service and it is a matter of great importance that the railroad should be able to pass the time of day in a more efficient manner. The railroad has been working on the improvement of its service and it is a matter of great importance that the railroad should be able to pass the time of day in a more efficient manner.

REAL ESTATE RUMORS.

Brokers Are a Gossip Lot and Don't Need Much Evidence.

Property owners are often at a loss to account for rumors concerning their holdings which get into the papers. Last week the Adams Express Company was reported in an afternoon paper to have sold the vacant plot at the southeast corner of Seventh Avenue and Fourteenth Street. The report was based on the fact that several days before surveyors were seen at work on the property. This attracted the attention of the real estate sharks of the section, and immediately it was whispered about that the Adams company had sold the plot. The report reached the newspaper in question last Monday and was published as a scoop. An official of the company when asked to verify it said there was absolutely no foundation for the report. When cross-examined about the surveyors he said: "Ha! Ha! Now I see. Well, those surveyors were sent up there to settle a dispute with a neighboring property owner over the location of our fence."

Several years ago Hearn & Co., on Fourteenth Avenue, purchased recently by the Shuberts. The members of the firm were surprised when questioned about the story developed that one of them had been near the property a few days before, and as Mr. Shubert had announced just after he bought the block that a new residential building was offered him a profit the broker's imagination did the rest.

A story came out of Fifth Avenue several months ago to the effect that the Crockett house at Fifth Avenue and Sixty-fourth Street had been sold. The property had been in the market for some time, and it was a matter of great interest to the public. The house was a large one, and it was a matter of great interest to the public. The house was a large one, and it was a matter of great interest to the public. The house was a large one, and it was a matter of great interest to the public.

Other reasons urged by builders against such houses are that the initial cost of construction is greater, that the maintenance expenses are higher and that building loans on such enterprises are hard to obtain. Against these arguments may be placed the facts that considerably more rental per room may be obtained for a small apartment than for a large one, and that the percentage of vacancies in the houses of small quarters is less than in those of large ones. The last objection, the difficulty of obtaining building loans, is probably the least important, as it has been repeatedly demonstrated in this city that when the time for building arrives, a type of structure has arrived and the demand for such building is strong enough to finance support well beyond the limit. The builder who merely to demonstrate to the lending institutions that he has a paying proposition and under normal market conditions he can secure the necessary money.

A majority of the real estate agents who make a specialty of apartment house renting and managing are in favor of the building of structures of small size. One of them expressed his opinion on the subject as follows: "We have averaged this year in the city a number of small apartments, and we are strongly in favor of the erection of more of them. The kind of building that is needed is a small one, and it is a matter of great importance that the industry should be able to pass the time of day in a more efficient manner. The kind of building that is needed is a small one, and it is a matter of great importance that the industry should be able to pass the time of day in a more efficient manner. The kind of building that is needed is a small one, and it is a matter of great importance that the industry should be able to pass the time of day in a more efficient manner."

This last statement would seem to be in line with the opinion of the majority of the real estate agents who make a specialty of apartment house renting and managing are in favor of the building of structures of small size. One of them expressed his opinion on the subject as follows: "We have averaged this year in the city a number of small apartments, and we are strongly in favor of the erection of more of them. The kind of building that is needed is a small one, and it is a matter of great importance that the industry should be able to pass the time of day in a more efficient manner. The kind of building that is needed is a small one, and it is a matter of great importance that the industry should be able to pass the time of day in a more efficient manner. The kind of building that is needed is a small one, and it is a matter of great importance that the industry should be able to pass the time of day in a more efficient manner."

The subject of fireproof concrete houses was discussed at the meeting of the American Society of Mechanical Engineers at New York. The subject of fireproof concrete houses was discussed at the meeting of the American Society of Mechanical Engineers at New York. The subject of fireproof concrete houses was discussed at the meeting of the American Society of Mechanical Engineers at New York. The subject of fireproof concrete houses was discussed at the meeting of the American Society of Mechanical Engineers at New York.

State Realty Convention. Joseph P. Day and Allen Robertson will be among the speakers at the seventh annual convention of the New York State Real Estate Association, which will be held at the Hotel Hamilton in New York on October 26 and 27. The convention will be held at the Hotel Hamilton in New York on October 26 and 27. The convention will be held at the Hotel Hamilton in New York on October 26 and 27.

Long Island Commuters. There were more at first, but many have gone back to the ferry